

NOTICE TO OFFERORS

Sealed proposals for Construction Manager at Risk will be received by the Contracting Branch, Infrastructure Division, Texas Parks and Wildlife Department, 4200 Smith School Road, Austin, Texas 78744, **UNTIL 2:00 P.M (CST), JUNE 24, 2021** for Project Number 1210194 Camp Loop Repairs at Cedar Hill State Park, Dallas County, Texas. Proposals will be received and recorded in the A-100 Conference Room, Infrastructure Division. No Pricing information will be publicly released until a contract has been executed between TPWD and the successful Offeror. Cost of work is estimated at **\$11,000,000.00 - \$13,000,000.00**.

Project includes:

The Construction Manager at Risk shall provide preconstruction services to include consultation, value engineering, constructability reviews and cost estimating during the design phases of the work, construction services, closeout and warranty phase services for the Camp Loop Repairs for the Shady Ridge and Eagle Ford Camp Loops at Cedar Hill State Park. The repairs to the Shady Ridge and Eagle Ford Camp Loops includes, but is not limited to, shoreline stabilization and erosion control; excavation and fill; replacement and relocation of campsites including picnic canopies, slabs, tables, timber stairs, timber walls and other amenities; removal and replacement of parking pads at campsites; drainage improvements; landscaping and tree vegetation; upgrade of electrical service to the campsites at Shady Ridge; extension of waterline along the North Spine Road; replacement and improvements to lift stations; replacement of waterline mains and campsite service connections at Shady Ridge and removal and replacement of four (4) restroom buildings and associated parking.

Proposal Evaluation Criteria:

Proposals will be evaluated for "best value" as determined by the Owner based on established criteria identified in Section 2.4 of the Request for Proposals and Attachment A.

Project Schedule:

For planning purposes, the **pre-construction time period** is estimated to be three hundred ten days (310) **calendar days**. The **construction contract period** is projected for a term of **six hundred twenty (620) calendar days** except as may be otherwise amended or negotiated. Contract award is expected in August 2021 and will end no later than May 2025 unless extended by signed amendment by both parties.

Pre-Proposal Conference:

A PRE-PROPOSAL CONFERENCE WILL BE HELD ON JUNE 3, 2021 at 10:00 AM at CEDAR HILL STATE PARK. Although the pre-proposal conference is not mandatory, Offerors are strongly encouraged to attend as important information regarding proposal requirements and details of the Project will be discussed in detail. Failure to give proper consideration to site conditions when preparing the proposal will not constitute grounds for additional compensation. Cedar Hill State Park is located 10 miles southwest of Dallas, four miles southeast of Grand Prairie, and three miles west of Cedar Hill and is accessible via FM 1382. From U.S. Highway 67 exit FM 1382, 2.5 miles north on the left. From Interstate 20 exit FM 1382, four miles south on the right (on the Joe Pool Reservoir). The park is skirted by FM 1382 and Mansfield Road. Pre-Proposal Conference will meet at the Maintenance Building. These directions are for informational purposes only.

PRE-PROPOSAL CONFERENCES FOR RFPs ARE HIGHLY RECOMMENDED

Contact Information: For technical information and information regarding administration of the contract, contact Contract Manager, [Serena Holster](mailto:serena.holster@tpwd.texas.gov) by phone at (512)389-8761 or by email (preferred) at serena.holster@tpwd.texas.gov

To view and download full Bidding and Contract Documents, visit the TWPD web site using:

http://tpwd.texas.gov/business/bidops/current_bid_opportunities/construction/

For upcoming projects, visit the Electronic State Business Daily web site: <http://www.txsmartbuy.com/sp>
and the TPWD web site: https://tpwd.texas.gov/business/bidops/current_bid_opportunities/construction/.